

GOVERNMENT OF ANDHRA PRADESH

ABSTRACT

Town Planning – Sarpavaram Gram Panchayat (covered by the Master Plan of Kakinada Municipal Corporation) – Certain variation to the Master Plan - Change of land use from Agricultural use zone to Residential use in R.S.No.117 of Sarpavaram Village to an extent of Ac.6.18 cents - Draft Variation – Confirmed – Orders – Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTEMNT

G.O. Ms.No. 382.

Dated the 6th day of September, 2010.

Read the following:-

1. G.O.Ms.No.389 MA., dated 10.9.1975.
2. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.10408/2008/R, dated 2.2.2009.
3. Government Memo. No.2011/H1/2009-1, Municipal Administration and Urban Development Department, dated 30.6.2009.
4. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.10408/2008/R, dated 10.2.2010.
5. Government Memo. No.2011/H1/2009-2, Municipal Administration and Urban Development Department, dated 24.2.2010.
6. From the Collector and District Magistrate, East Godavari District, Kakinada, Letter No.D1/2679/2009, dated 26.4.2010.
7. Government Memo. No.2011/H1/2009-3, Municipal Administration and Urban Development Department, dated 14.5.2010.
8. From the Commissioner of Printing, A.P., Extra-ordinary Gazette No.227, Part-I, dated 18.5.2010.
9. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.10408/2008/R, dated 17.8.2010.

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ORDER:

The draft variation to the Kakinada General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.389 MA., dated 10.9.1975 was issued in Government Memo. No. 2011/H1/2009-3, Municipal Administration and Urban Development Department, dated 14.5.2010 and published in the Extra-ordinary issue of A.P. Gazette No.227, Part-I, dated 18.5.2010. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 17.8.2010 has stated that the Panchayat Secretary, Sarpavaram Gram Panchayat has informed that the applicant has paid an amount of Rs.1,00,050/- (Rupees one lakh and fifty only) towards development charges as per G.O.Ms.No.158., MA., dated 22.3.1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**T.S. APPA RAO,
PRINCIPAL SECRETARY TO GOVERNMENT(UD).**

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry.

The Panchayat Secretary, Sarpavaram Gram Panchayat (covered by the Master Plan of Kakinada Municipal Corporation), East Godavari District.

Copy to:

The individual through the Panchayat Secretary, Sarpavaram Gram Panchayat (covered by the Master Plan of Kakinada Municipal Corporation), East Godavari District.

The District Collector, East Godavari District, Kakinada.

The Private Secretary to Minister for MA&UD.

SF/SC.

//FORWARDED::BY ORDER//

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub - section (2) of section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Kakinada Town, the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No.227, Part-I, dated 18.5.2010 as required by clause (b) of the said section.

VARIATION

The site in R.S.No.117 of Sarpavaram Gram Panchayat (covered by the Master Plan of Kakinada Municipal Corporation) to an extent of Ac.6.18 cents, the boundaries of which are as shown in the schedule below and which is earmarked for Agricultural use zone in the General Town Planning Scheme (Master Plan) of Kakinada Town sanctioned in G.O.Ms.No.389 MA., dated 10.9.1975, is designated for Residential use by variation of change of land use as marked "ABCDEFGH" as shown in the revised part proposed land use map GTP.No.9/2010/R, which is available in Municipal Office, Kakinada Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall obtain prior approval from the competent authority for any development in the proposed site.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Endowment land in R.S.No.113.
East : Private lands in S.Nos.106, 107 & 108 and existing Auto Nagar plots.
South : Existing 24 Mtrs., wide road.
West : APIIC Industrial Plot Nos.11, 12 & 13.

T.S. APPA RAO,
PRINCIPAL SECRETARY TO GOVERNMENT (UD).

SECTION OFFICER